



Listing Presentation

248.765.4561

daveseidlrealestate@gmail.com

daveseidlrealestate.com

Mihara & Associates 12968 N. Dale Mabry Hwy. Tampa, FL 33618



- About Us
- About You & Your Home
- Comparative Market Analysis
- Pricing
- Questions



- Mihara & Associates Track Record in Tampa Bay
- Top 1% Nationwide
- Cumulative Sales Volume since 1998 over \$235 million
- Cumulative Number of Transactions since 1998 over 1,000 homes sold
- Top 1% Sales Volume Florida
- Top 50 Agent Tampa, Florida
- Top Selling Agent with its former brokers since 1998
- Top Listing Agent with its former brokers since 1998
- Top Total Volume with its former brokers since 1998
- Top Total Units Closed for its former brokers since 1998
- Customer Service Awards consistently from its former brokers since 1998

RECENT **SALES**





202 Blanca
Davis Islands
Tampa
7.2 Million
Record Sale



4912 Andros Tampa 2.75 Million



235 Howard Belleair Beach 2.5 Million

TELL ME ABOUT YOUR HOUSE





- What drew you to this home when you bought it?
- What is your favorite feature of this house?
- What do you like about your neighborhood?
- What are some nearby attractions and amenities?
- What don't you like about it?

IMPORTANT QUESTIONS





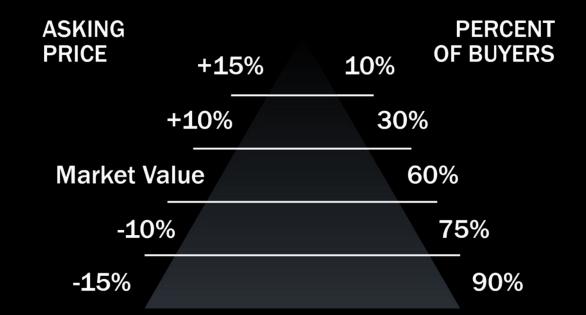
- Why are you moving?
- **How** soon do you need to move?
- What are you looking for from your agent?
- Do you anticipate any major challenges with selling your home?
- What will you do if your home doesn't sell?

This information will help me determine the best course of action as we go through the process of selling your home.

THE **PRICE DERIVATIVE**



Every property will sell and has the potential to sell quickly, and the price is the No. 1 factor controlling this outcome.



COMPETITIVE MARKET ANALYSIS





- Comparables include sales from all real estate agents and companies
- I check public records in addition to MLS
- The best measure of value is sold listings
- Active listings demonstrate supply and competition
- Withdrawn/expired listings usually demonstrate an overpriced listing.

THE SELLER'S ROAD MAP





Selling your home is a big deal and I take the task very seriously. The fact that you have considered me to help you accomplish this means the world to me!